

SNAPSHOT of HOME Program Performance--As of 12/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

| Category | PJ | State Average | State Rank | Nat'l Average | Nat'l Ranking (Percentile):* | | |
|--|---------------------|---------------------|----------------------------|-----------------------------|------------------------------|-----------------------------|---------|
| | | | | | Group | A | Overall |
| Program Progress: | | | PJs in State: <div>9</div> | | | | |
| % of Funds Committed | <div>96.30</div> % | <div>94.83</div> % | <div>1</div> | <div>96.45</div> % | <div>49</div> | <div>46</div> | |
| % of Funds Disbursed | <div>78.25</div> % | <div>81.10</div> % | <div>7</div> | <div>87.93</div> % | <div>4</div> | <div>10</div> | |
| Leveraging Ratio for Rental Activities | <div>3.38</div> | <div>3.05</div> | <div>1</div> | <div>4.73</div> | <div>35</div> | <div>40</div> | |
| % of Completed Rental Disbursements to All Rental Commitments*** | <div>100.00</div> % | <div>43.74</div> % | <div>1</div> | <div>83.38</div> % | <div>100</div> | <div>100</div> | |
| % of Completed CHDO Disbursements to All CHDO Reservations*** | <div>68.36</div> % | <div>48.18</div> % | <div>1</div> | <div>70.15</div> % | <div>42</div> | <div>37</div> | |
| Low-Income Benefit: | | | | | | | |
| % of 0-50% AMI Renters to All Renters | <div>53.95</div> % | <div>59.76</div> % | <div>3</div> | <div>80.67</div> % | <div>0</div> | <div>6</div> | |
| % of 0-30% AMI Renters to All Renters*** | <div>49.48</div> % | <div>38.62</div> % | <div>2</div> | <div>45.30</div> % | <div>62</div> | <div>56</div> | |
| Lease-Up: | | | | | | | |
| % of Occupied Rental Units to All Completed Rental Units*** | <div>100.00</div> % | <div>97.76</div> % | <div>1</div> | <div>95.32</div> % | <div>100</div> | <div>100</div> | |
| Overall Ranking: | | | In State: | <div>1</div> / <div>9</div> | Nationally: | <div>45</div> <div>50</div> | |
| HOME Cost Per Unit and Number of Completed Units: | | | | | | | |
| Rental Unit | <div>\$15,435</div> | <div>\$12,742</div> | | <div>\$26,635</div> | <div>291</div> Units | <div>21.10</div> % | |
| Homebuyer Unit | <div>\$32,368</div> | <div>\$26,634</div> | | <div>\$14,938</div> | <div>1,091</div> Units | <div>78.90</div> % | |
| Homeowner-Rehab Unit | <div>\$0</div> | <div>\$16,197</div> | | <div>\$20,675</div> | <div>0</div> Units | <div>0.00</div> % | |
| TBRA Unit | <div>\$0</div> | <div>\$6,149</div> | | <div>\$3,216</div> | <div>0</div> Units | <div>0.00</div> % | |

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (295 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): San Juan PR

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

| | Rental | Homebuyer | Homeowner |
|--------------------|----------|-----------|-----------|
| PJ: | \$95,891 | \$73,928 | \$0 |
| State:* | \$32,416 | \$63,868 | \$26,568 |
| National:** | \$95,185 | \$74,993 | \$23,434 |

CHDO Operating Expenses:
(% of allocation)

PJ: 0.4 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.74

| | Rental % | Homebuyer % | Homeowner % | TBRA % | | Rental % | Homebuyer % | Homeowner % | TBRA % |
|--|--|--|---|---|--|--|--|---|---|
| RACE: | | | | | HOUSEHOLD TYPE: | | | | |
| White: | 0.3 | 0.0 | 0.0 | 0.0 | Single/Non-Elderly: | 72.9 | 15.5 | 0.0 | 0.0 |
| Black/African American: | 0.7 | 0.0 | 0.0 | 0.0 | Elderly: | 3.8 | 8.3 | 0.0 | 0.0 |
| Asian: | 0.0 | 0.0 | 0.0 | 0.0 | Related/Single Parent: | 7.6 | 31.5 | 0.0 | 0.0 |
| American Indian/Alaska Native: | 0.0 | 0.0 | 0.0 | 0.0 | Related/Two Parent: | 12.7 | 23.2 | 0.0 | 0.0 |
| Native Hawaiian/Pacific Islander: | 0.0 | 0.0 | 0.0 | 0.0 | Other: | 3.1 | 21.5 | 0.0 | 0.0 |
| American Indian/Alaska Native and White: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| Asian and White: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| Black/African American and White: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| American Indian/Alaska Native and Black: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| Other Multi Racial: | 0.0 | 0.2 | 0.0 | 0.0 | | | | | |
| Asian/Pacific Islander: | 0.0 | 0.0 | 0.0 | 0.0 | | | | | |
| ETHNICITY: | | | | | | | | | |
| Hispanic | 99.0 | 99.8 | 0.0 | 0.0 | | | | | |
| HOUSEHOLD SIZE: | | | | | SUPPLEMENTAL RENTAL ASSISTANCE: | | | | |
| 1 Person: | 75.6 | 17.4 | 0.0 | 0.0 | Section 8: | 43.0 | 0.0 [#] | | |
| 2 Persons: | 7.2 | 31.3 | 0.0 | 0.0 | HOME TBRA: | 0.0 | | | |
| 3 Persons: | 14.8 | 28.2 | 0.0 | 0.0 | Other: | 11.3 | | | |
| 4 Persons: | 1.4 | 14.2 | 0.0 | 0.0 | No Assistance: | 45.7 | | | |
| 5 Persons: | 0.3 | 7.8 | 0.0 | 0.0 | | | | | |
| 6 Persons: | 0.7 | 0.9 | 0.0 | 0.0 | | | | | |
| 7 Persons: | 0.0 | 0.1 | 0.0 | 0.0 | | | | | |
| 8 or more Persons: | 0.0 | 0.1 | 0.0 | 0.0 | # of Section 504 Compliant Units / Completed Units Since 2001 | | | 51 | |

* The State average includes all local and the State PJs within that state

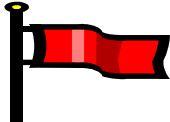
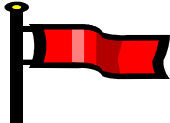
** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): San Juan State: PR Group Rank: 45
 (Percentile)
 State Rank: 1 / 9 PJs Overall Rank: 50
 (Percentile)
 Summary: 2 / Of the 5 Indicators are Red Flags

| FACTOR | DESCRIPTION | THRESHOLD* | PJ RESULTS | RED FLAG |
|-------------------------------------|---|------------|------------|---|
| 4 | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 76.20% | 100 | |
| 5 | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS | < 50.90% | 68.36 | |
| 6 | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME | < 70%** | 53.95 |  |
| 8 | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS | < 90.88% | 100 | |
| "ALLOCATION-YEARS" NOT DISBURSED*** | | > 2.550 | 3.77 |  |

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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